

085.0

0006

0016.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

720,200 / 720,200

USE VALUE:

720,200 / 720,200

ASSESSED:

720,200 / 720,200

PROPERTY LOCATION

No	Alt No	Direction/Street/City
19		CRESCENT HILL AVE, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: OSTWALD JOHN A	
Owner 2:	
Owner 3:	

Street 1: 19 CRESCENT HILL AVE

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: MOREY MAUREEN B/TRS -

Owner 2: MOREY NOMINEE TRUST -

Street 1: 19 CRESCENT HILL AVE

Twn/City: ARLINGTON

St/Prov: MA Cntry

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains .155 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1890, having primarily Aluminum Exterior and 1804 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	2	Above Stree
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6750	Sq. Ft.	Site			0	70.	0.92	6									435,749						435,700	

IN PROCESS APPRAISAL SUMMARY

Use Code							Land Size		Building Value		Yard Items		Land Value		Total Value		Legal Description				User Acct	
101							6750.000		284,500				435,700		720,200						54078	
																					GIS Ref	
																					GIS Ref	
																					Insp Date	
																					08/30/18	



USER DEFINED

Prior Id # 1:	54078
Prior Id # 2:	
Prior Id # 3:	
Date:	
Time:	
12/30/21	04:49:01
PRINT	
Date:	
Time:	
12/10/2020	
LAST REV	
Date:	
Time:	
12/18/2019	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PREVIOUS ASSESSMENT

Parcel ID							085.0-0006-0016.0	
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value
2022	101	FV	284,500	0	6,750.	435,700	720,200	Year end
2021	101	FV	275,900	0	6,750.	435,700	711,600	Year End Roll
2020	101	FV	276,000	0	6,750.	435,800	711,800	Year End Roll
2019	101	FV	216,500	0	6,750.	429,500	646,000	646,000 Year End Roll
2018	101	FV	220,400	0	6,750.	329,900	550,300	550,300 Year End Roll
2017	101	FV	220,400	0	6,750.	311,300	531,700	531,700 Year End Roll
2016	101	FV	220,400	0	6,750.	286,400	506,800	506,800 Year End
2015	101	FV	207,800	0	6,750.	267,700	475,500	475,500 Year End Roll

SALES INFORMATION

TAX DISTRICT							PAT ACCT.			
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes	
MOREY MAUREEN B	62834-429		10/25/2013		525,000	No	No			
MOREY ROBERT E-	36442-61		9/18/2002	Family		1	No	No		
	13725-636		6/1/1979		49,450	No	No	Y		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
7/21/2011	728	Re-Roof	3,500					

ACTIVITY INFORMATION

Date	Result	By	Name
8/30/2018	MEAS&NOTICE	BS	Barbara S
3/4/2009	Measured	372	PATRIOT
12/5/2008	Meas/Inspect	189	PATRIOT
3/25/2000	Inspected	201	PATRIOT
1/20/2000	Mailer Sent		
1/20/2000	Measured	276	PATRIOT
7/1/1988		PM	Peter M

Sign:

VERIFICATION OF VISIT NOT DATA

/ / /

